

SNAPSHOT of HOME Program Performance--As of 06/30/08
Local Participating Jurisdictions with Rental Production Activities



Participating Jurisdiction (PJ): Columbia

State: MO

PJ's Total HOME Allocation Received: \$7,933,859

PJ's Size Grouping*: C

PJ Since (FY): 1994

Category	PJ	State Average	State Rank	Nat'l Average	Nat'l Ranking (Percentile):*	
					Group	C Overall
Program Progress:				PJs in State: 7		
% of Funds Committed	90.58 %	93.40 %	5	92.82 %	30	31
% of Funds Disbursed	83.59 %	85.33 %	5	82.38 %	43	44
Leveraging Ratio for Rental Activities	2.79	3.58	6	4.55	41	35
% of Completed Rental Disbursements to All Rental Commitments***	100.00 %	92.49 %	1	80.69 %	100	100
% of Completed CHDO Disbursements to All CHDO Reservations***	67.55 %	74.41 %	4	67.01 %	40	43
Low-Income Benefit:						
% of 0-50% AMI Renters to All Renters	79.17 %	69.09 %	2	79.23 %	33	35
% of 0-30% AMI Renters to All Renters***	20.83 %	32.66 %	6	44.47 %	15	12
Lease-Up:						
% of Occupied Rental Units to All Completed Rental Units***	97.92 %	96.69 %	4	93.93 %	39	44
Overall Ranking:			In State: 5 / 7	Nationally:	43	42
HOME Cost Per Unit and Number of Completed Units:						
Rental Unit	\$22,335	\$23,303		\$24,984	96 Units	20.00 %
Homebuyer Unit	\$6,698	\$12,158		\$14,192	201 Units	41.90 %
Homeowner-Rehab Unit	\$21,380	\$11,223		\$20,036	113 Units	23.50 %
TBRA Unit	\$4,849	\$4,849		\$3,164	70 Units	14.60 %

* - A = PJ's Annual Allocation is greater than or equal to \$3.5 million (57 PJs)

B = PJ's Annual Allocation is less than \$3.5 million and greater than or equal to \$1 million (194 PJs)

C = PJ's Annual Allocation is less than \$1 million (292 PJs)

** - E.g., a percentile rank of 70 means that the performance exceeds that of 70% of PJs.

***- This category is double-weighted in compiling both the State Overall Ranking and the National Overall Ranking of each PJ.

Source: Data entered by HOME Participating Jurisdictions into HUD's Integrated Disbursement and Information System (IDIS)

Program and Beneficiary Characteristics for Completed Units

Participating Jurisdiction (PJ): Columbia MO

Total Development Costs:
(average reported cost per unit in
HOME-assisted projects)

	Rental	Homebuyer	Homeowner
PJ:	\$81,328	\$81,505	\$22,013
State:*	\$120,002	\$78,215	\$15,252
National:**	\$86,663	\$70,545	\$22,663

CHDO Operating Expenses:
(% of allocation)

PJ: 0.0 %
National Avg: 1.1 %

R.S. Means Cost Index: 0.88

RACE:	Rental %	Homebuyer %	Homeowner %	TBRA %
White:	78.7	73.1	54.0	68.6
Black/African American:	20.2	22.9	43.4	27.1
Asian:	0.0	1.5	0.0	4.3
American Indian/Alaska Native:	0.0	0.0	0.0	0.0
Native Hawaiian/Pacific Islander:	0.0	0.0	0.0	0.0
American Indian/Alaska Native and White:	0.0	0.0	0.0	0.0
Asian and White:	0.0	0.0	0.0	0.0
Black/African American and White:	1.1	0.0	0.9	0.0
American Indian/Alaska Native and Black:	0.0	0.0	0.0	0.0
Other Multi Racial:	0.0	0.0	0.0	0.0
Asian/Pacific Islander:	0.0	0.0	0.0	0.0

ETHNICITY:

Hispanic	0.0	2.5	1.8	0.0
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HOUSEHOLD SIZE:

1 Person:	70.2	51.2	36.3	41.4
2 Persons:	26.6	24.4	29.2	14.3
3 Persons:	2.1	15.9	14.2	20.0
4 Persons:	1.1	6.0	9.7	12.9
5 Persons:	0.0	1.5	8.8	4.3
6 Persons:	0.0	0.0	0.9	4.3
7 Persons:	0.0	1.0	0.9	2.9
8 or more Persons:	0.0	0.0	0.0	0.0

HOUSEHOLD TYPE:

Single/Non-Elderly:	34.0	49.3	30.1	38.6
Elderly:	58.5	3.5	14.2	0.0
Related/Single Parent:	4.3	16.9	32.7	60.0
Related/Two Parent:	0.0	11.9	13.3	0.0
Other:	3.2	18.4	9.7	1.4

SUPPLEMENTAL RENTAL ASSISTANCE:

Section 8:	33.0	2.5 [#]
HOME TBRA:	0.0	
Other:	46.8	
No Assistance:	20.2	

of Section 504 Compliant Units / Completed Units Since 2001 34

* The State average includes all local and the State PJs within that state

** The National average includes all local and State PJs, and Insular Areas

Section 8 vouchers can be used for First-Time Homebuyer Downpayment Assistance.



HOME PROGRAM —
SNAPSHOT WORKSHEET - RED FLAG INDICATORS
 Local Participating Jurisdictions with Rental Production Activities

Participating Jurisdiction (PJ): Columbia State: MO Group Rank: 43
 (Percentile)
 State Rank: 5 / 7 PJs Overall Rank: 42
 (Percentile)
 Summary: 0 / Of the 5 Indicators are Red Flags

FACTOR	DESCRIPTION	THRESHOLD*	PJ RESULTS	RED FLAG
4	% OF COMPLETED RENTAL DISBURSEMENTS TO ALL RENTAL COMMITMENTS	< 72.00%	100	
5	% OF COMPLETED CHDO DISBURSEMENTS TO ALL CHDO RESERVATIONS	< 46.46%	67.55	
6	% OF RENTERS BELOW 50% OF AREA MEDIAN INCOME	< 70%**	79.17	
8	% OF OCCUPIED RENTAL UNITS TO ALL RENTAL UNITS	< 89.25%	97.92	
"ALLOCATION-YEARS" NOT DISBURSED***		> 3.300	2.14	

* This Threshold indicates approximately the lowest 20% of the PJs

** This percentage may indicate a problem with meeting the 90% of rental units and TBRA provided to households at 60% AMI requirement

*** Total of undisbursed HOME and ADDI funds through FY 2005 / FY2005 HOME and ADDI allocation amount. This is not a SNAPSHOT indicator, but a good indicator of program progress.

Source: Data entered by HOME Participating Jurisdictions into HUD's Integrated Disbursement and Information System (IDIS)

HOME Program Performance SNAPSHOT

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